ATTACHMENT J11

Ipswich Antenna Test Facility Electric Distribution System

TABLE OF CONTENTS

List of Tables

J11 Ipswich Antenna Test Facility Electric Distribution System

J11.1 Ipswich Antenna Test Facility Overview

Ipswich Antenna Test Facility is located near the Town of Ipswich on the northern coastline of Massachusetts, 33 miles northeast of Hanscom AFB. This facility tests antenna technology. It consists of one main building and several related facilities, and currently has a staff of five.

J11.2 Electric Distribution System Description

J11.2.1 Electric Distribution System Fixed Equipment Inventory

The Ipswich Antenna Test Facility electric distribution system consists of all appurtenances physically connected to the distribution system from the point in which the distribution system enters the Installation and Government ownership currently starts to the point of demarcation, defined by the Right of Way. The system may include, but is not limited to, transformers, circuits, protective devices, utility poles, ductbanks, switches, street lighting fixtures, and other ancillary fixed equipment. The actual inventory of items sold will be in the bill of sale at the time the system is transferred. The following description and inventory is included to provide the Contractor with a general understanding of the size and configuration of the distribution system. The Government makes no representation that the inventory is accurate. The Contractor shall base its proposal on site inspections, information in the technical library, other pertinent information, and to a lesser degree the following description and inventory. Under no circumstances shall the Contractor be entitled to any service charge adjustments based on the accuracy of the following description and inventory.

Specifically excluded from the electric distribution system privatization are:

- None

J11.2.1.1 Description

The Town of Ipswich supplies electric power to the Ipswich Antenna Test Facility through a 4.16-kilovolt (kV) primary metered service at the main annex and a secondary metered service at the remote building. Because the service to the remote building meets the intent of privatization, this will cover only the service to the main annex. The service into the facility is through an underground circuit rated at 5 kV. Government ownership of the electric facilities starts at the load side of the fused cutout located at the riser pole where the primary metering is located, approximately 200 feet outside the facility's front gate.

J11.2.1.2 Inventory

Table 1 provides a general listing of the major electric distribution system fixed assets for the Ipswich Antenna Test Facility electric distribution system included in the sale.

TABLE 1
Fixed Inventory
Electric Distribution System Ipswich Antenna Test Facility

Component	Size	Quantity	Unit	Approximate Year of Construction
Underground Circuits	**AWG**			
5 kV cable, copper direct buried	#4	1,388	SCLF	1982
5 kV cable, copper	#4	5,820	SCLF	1982
Ductbank (1 X 1)	4-in.	1,108	LF	1982
5 kV cable, copper	#2	1,440	SCLF	1998
Ductbank (1 X 1)	4-in.	360	LF	1965
Transformers	**Nom kVA**			
1-phase, oil-filled	25	3	EA	1982
Pad, concrete, 25 sf at 1 ea		25	SF	1982
Cable terminators, UG, 1 per phase at pad mount transformer		3	EA	1982
Transformers, grounding		1	EA	1982
1-phase, oil-filled	25	3	EA	1965
Pad, concrete, 25 sf at 1 ea		25	SF	1965
Cable terminators, UG, 1 per phase at pad mount transformer		3	EA	1965
Transformers, grounding		1	EA	1965
3-phase, oil-filled	150	1	EA	1985
Pad, concrete, 25 sf at 2 ea		25	SF	1985
Cable terminators, UG, 1 per phase at pad mount transformer		3	EA	1985
Transformers, grounding		1	EA	1985

EA = each
in. = inches
LF = linear feet
SCLF = single conductor linear feet
SF = square feet

J11.2.2 Electric Distribution System Non-Fixed Equipment and Specialized Tools

Table 2 lists other ancillary equipment (spare parts) and **Table 3** lists specialized vehicles and tools included in the purchase. Offerors shall field verify all equipment, vehicles, and tools prior to submitting a bid. Offerors shall make their own determination of the adequacy of all equipment, vehicles, and tools.

TABLE 2
Spare Parts
Electric Distribution System Ipswich Antenna Test Facility

Qty	Item	Description	Make/Model	Remarks
No spare parts are included with the system to be privatized.				

TABLE 3
Specialized Vehicles and Tools
Electric Distribution System Ipswich Antenna Test Facility

Qty	Description	Location	Maker
No specialized vehicles or tools are included with the system to be privatized.			

J11.2.3 Electric Distribution System Manuals, Drawings, and Records

Table 4 lists the manuals, drawings, and records that will be transferred with the system.

TABLE 4
Manuals, Drawings, and Records
Electric Distribution System Ipswich Antenna Test Facility

Qty	Item	Description	Remarks
1	Drawings	Drawing No. 70-05-05 Electric Modifications Plan	
1	Drawings	Drawing No. 7698-454 Architectural Site Utility Plan and Details	

J11.3 Specific Service Requirements

The service requirements for the Ipswich Antenna Test Facility electric distribution system are as defined in the Section C, *Description/Specifications/Work Statement*. The following requirements are specific to the Ipswich Antenna Test Facility electric distribution system and are in addition to those found in Section C. If there is a conflict between requirements

described below and Section C, the requirements listed below take precedence over those found in Section C.

- For all privatized lighting fixtures, operations and maintenance of lighting fixtures includes the purchase and replacement of lighting elements and the removal and disposal of replaced lighting elements.
- When new meters are installed, to include meters installed for temporary service connections, the Contractor shall include with the meter reading report a separate report identifying the new meters installed during the prior month. The Contractor shall coordinate with the Government to determine the format of the report to be submitted.
- The Contractor shall enter into a Memorandum of Understanding with the Hanscom AFB Fire Department for fire protection of all facilities included in the purchase of the utility. The MOU shall be completed during the transition period and a copy provided to the Contracting officer.
- The Contractor shall abide by Hanscom AFB fire protection and detection requirements. The utility system purchased by the Contractor may include facilities. These facilities may or may not include fire protection and detection systems. Where required by federal, state or local regulations, the Contractor shall maintain the fire protection and detection system for all facilities owned and operated by the Contractor. The Contractor shall permit Fire Department personnel access to their facilities to perform fire inspections and emergency response.

J11.4 Current Service Arrangement

The Town of Ipswich supplies electric power to the Ipswich Antenna Test Facility Annual electric power consumption at the Ipswich Antenna Test Facility is approximately 93,600 kilowatt hour (kWh). The peak demand is approximately 18 kilowatt (kW). No major projects are anticipated that would result in changes in total square footage or staff at the facility.

J11.5 Secondary Metering

J11.5.1 Existing Secondary Meters

Table 5 provides a listing of the existing (at the time of contract award) secondary meters that will be transferred to the Contractor. The Contractor shall provide meter readings for all secondary meters IAW Paragraph C.3 and J11.6 below.

TABLE 5
Existing Secondary Meters
Electric Distribution System Ipswich Antenna Test Facility

Meter Location	Meter Description
There are no existing secondary meters with the system to be privatized.	

J11.5.2 Required New Secondary Meters

The Contractor shall install and calibrate new secondary meters as listed in **Table 6**. New secondary meters shall be installed IAW Paragraph C.13, Transition Plan. After installation, the Contractor shall maintain and read these meters IAW Paragraphs C.3 and J11.6 below.

TABLE 6
New Secondary Meters
Electric Distribution System Ipswich Antenna Test Facility

Meter Location	Meter Description
There are no required new secondary meters with the system to be privatized.	

J11.6 Monthly Submittals

The Contractor shall provide the Government monthly submittals for the following:

1. Invoice (IAW G.2). The Contractor's monthly invoice shall be presented in a format proposed by the Contractor and accepted by the Contracting Officer. Invoices shall be submitted by the 25th of each month for the previous month. Invoices shall be submitted to:

   Name: 66MSG/CEG
   Address: 120 Grenier Street
   Hanscom AFB, MA 01731-1910

2. Outage Report. The Contractor's monthly outage report will be prepared in the format proposed by the Contractor and accepted by the Contracting Officer. Outage reports shall be submitted by the 25th of each month for the previous month. Outage reports shall be submitted to:

   Name: 66MSG/CEG
   Address: 120 Grenier Street
   Hanscom AFB, MA 01731-1910

3. Meter Reading Report. The monthly meter reading report shall show the current and previous month readings for all secondary meters. The Contractor's monthly meter reading report will be prepared in the format proposed by the Contractor and accepted by the Contracting Officer. Meter reading reports shall be submitted by the 15th of each month for the previous month. Meter reading reports shall be submitted to:

   Name: 66MSG/CEG
   Address: 120 Grenier Street
   Hanscom AFB, MA 01731-1910

4. System Efficiency Report. If required by Paragraph C.3, the Contractor shall submit a system efficiency report in a format proposed by the Contractor and accepted by the Contracting Officer. System efficiency reports shall be submitted by the 25th of each month for the previous month. System efficiency reports shall be submitted to:

   Name: 66MSG/CEG
   Address: 120 Grenier Street
   Hanscom AFB, MA 01731-1910

J11.7 Energy Saving Projects

IAW Paragraph C.3, Requirement, the following projects have been implemented on the distribution system by the Government for energy conservation purposes.

- There are no energy savings projects with the system to be privatized.

J11.8 Service Area

IAW Paragraph C.4, Service Area, the service area is defined as all areas within the Ipswich Antenna Test Facility boundaries.

J11.9 Off-Installation Sites

No off-installation sites are included in the sale of the Ipswich Antenna Test Facility electric distribution system.

J11.10 Specific Transition Requirements

IAW Paragraph C.13, Transition Plan, **Table 7** provides a listing of service connections and disconnections required upon transfer.

TABLE 7
Service Connections and Disconnections
Electric Distribution System Ipswich Antenna Test Facility

Location	Description
There are no specific transition requirements with the system to be privatized.	

J11.11 Government Recognized System Deficiencies

Table 8 provides a listing of system improvements that the Government has planned. The Government recognizes these improvement projects as representing current deficiencies associated with the Ipswich Antenna Test Facility electric distribution system. If the system is sold, the Government will not accomplish these planned improvements. The Contractor

shall make a determination as to its actual need to accomplish and the timing of any and all such planned improvements. Capital upgrade projects shall be proposed through the Capital Upgrades and Renewal and Replacement Plan process and will be recovered through Schedule L-3. Renewal and Replacement projects will be recovered through Sub-CLIN AB.

TABLE 8
System Deficiencies
Electric Distribution System Ipswich Antenna Test Facility

Project Location	Project Description
There are no government recognized deficiencies with the system to be privatized.	